

1
2
3 BILL NO. Z-74-09-06

4 ZONING MAP ORDINANCE NO. Z-Loch

5 AN ORDINANCE amending the City of Fort
6 Wayne Zoning Map No. C14

7
8 BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT
9 WAYNE, INDIANA:

10 SECTION 1. That the area described as follows is hereby designated
11 a B1B district under the terms of Chapter 36, Municipal Code of the City of Fort
12 Wayne, Indiana, 1946, as amended by General Ordinance No. 2836 and amend-
13 ments thereof; and the symbols of the City of Fort Wayne Zoning Map No. C14,
14 referred to therein, established by Section 9, Article III of said Chapter as
15 amended, are hereby changed accordingly, to-wit:

16 Lot # 18 Gardendale Addition, commonly known as 7007
17 Decatur Road

18 SECTION 2. This Ordinance shall be in full force and effect from and
19 after its passage, approval by the Mayor and legal publication thereof.
20

21
22 John Nichols
23 Councilman
24
25
26
27
28
29
30
31
32
33

34 APPROVED AS TO FORM
35 AND LEGALITY,
Michael B. Allen
CITY ATTORNEY

Read the first time in full and on motion by Nuckols, seconded by Angai, and duly adopted, read the second time by title and referred to the Committee on Regulations (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on _____, the _____ day of _____, 197_____, at _____ o'clock P.M., E.S.T.

Date: 9/10/74

Charles W. Telestman
CITY CLERK

Read the third time in full and on motion by Nuckols, seconded by Angai, and duly adopted, placed on its passage. Passed (LOST) by the following vote:

	AYES <u>0</u>	NAYS <u>9</u>	ABSTAINED _____	ABSENT _____	to-wit:
BURNS	<u>✓</u>	<u>✓</u>	_____	_____	_____
HINGA	_____	<u>✓</u>	_____	_____	_____
KRAUS	_____	<u>✓</u>	_____	_____	_____
MOSES	_____	<u>✓</u>	_____	_____	_____
NUCKOLS	_____	<u>✓</u>	_____	_____	_____
SCHMIDT, D.	_____	<u>✓</u>	_____	_____	_____
SCHMIDT, V.	_____	<u>✓</u>	_____	_____	_____
STIER	_____	<u>✓</u>	_____	_____	_____
TALARICO	_____	<u>✓</u>	_____	_____	_____

DATE: 12-10-74

Charles W. Telestman
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (Zoning Map) (General) (Annexation) (Special) (Appropriation) Ordinance (Resolution) No. _____ on the _____ day of _____, 197____.

ATTEST: (SEAL)

Charles W. Telestman
CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 197_____, at the hour of _____ o'clock _____ M., E.S.T.

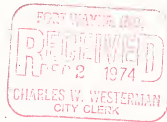
Charles W. Telestman
CITY CLERK

Approved and signed by me this _____ day of _____, 197_____, at the hour of _____ o'clock _____ M., E.S.T.

MAYOR



THE CITY OF FORT WAYNE



November 26, 1974

Members of the Common Council
City-County Building
One Main Street
Fort Wayne, Indiana 46802

Gentlemen and Mrs. Schmidt:

Attached hereto is a copy of a resolution pertaining to one (1) zoning ordinance amendment acted upon by the City Plan Commission at their regular meeting held November 25, 1974. In addition to the reasons outlined in the resolution, the following are additional remarks pertaining to the ordinance involved.

1. Bill No. Z-74-09-06
2. From "RA" to "BLB"
3. Intended Use: Upholstery shop
4. Plan Commission recommendation: DO NOT PASS

This ordinance received a DO NOT PASS recommendation for the following reasons:

- a. This petition would permit limited business uses. The land uses in the area, although not substantial, are residential between Gardendale Avenue and Seddlemeyer Avenue.
- b. The City Plan Commission, in February, 1974, rezoned nine contiguous parcels of ground, bounded by Seddlemeyer, Woodside and Decatur Road, to a "BLB" with no intended use given, other than to provide an increase in the property values. There has been no development on any of the property since the rezoning case was approved.
- c. The point we are making is that there is a substantial amount of vacant commercial land available in this area, therefore, we see no need whatsoever for approving this petition now before you, and secondly we see no logic in breaking a residential section with additional commercial uses.

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on September 10, 1974, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-74-09-06: and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

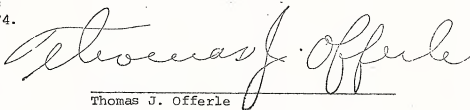
WHEREAS, the City Plan Commission conducted a public hearing on such a proposed ordinance on November 18, 1974;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the City, and the amendment will be detrimental to and conflicts with the overall City Plan; and,

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held November 25, 1974.

Certified and signed this
26th day of November, 1974.



Thomas J. Offerle
Secretary

Bill No. Z-74-09-06

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map No. C14

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance Do not PASS.

John Nuckols - Chairman

Vivian G. Schmidt - Vice-Chairman

William T. Hinga

Paul M. Burns

Donald J. Schmidt

John Nuckols
Vivian G. Schmidt
William T. Hinga
Paul M. Burns
D. J. Schmidt

DATE 12-10-74

CHARLES W. WESTERMAN, CITY CLERK

ck #539

RECEIPT

GENERAL FUND

No 295

FT. WAYNE, IND.

Aug 16 1974

RECEIVED FROM

Kenneth Jude

\$ 50⁰⁰

THE SUM OF

Fifty dollars

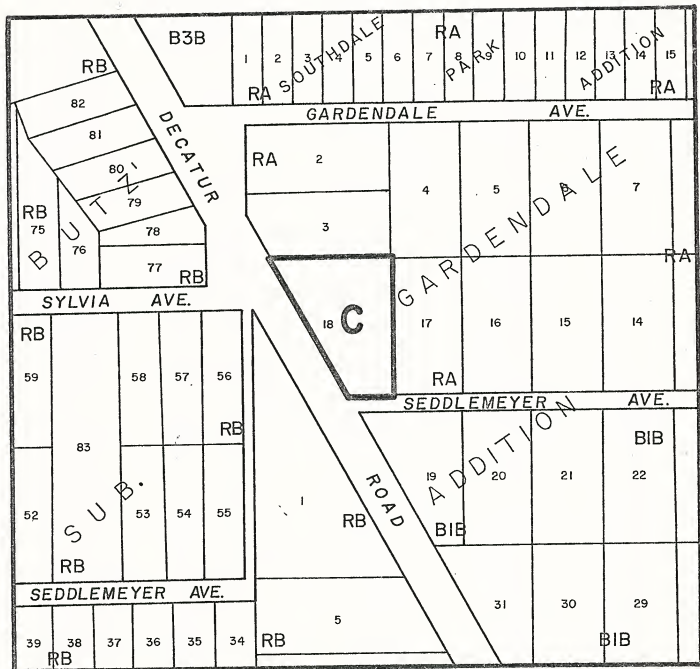
DOLLARS

ON ACCOUNT OF

Lezoning Lot #18 Gardendale
Adm. 7007 Decatur

Bucky L. Escobedo

AUTHORIZED SIGNATURE



C CHANGE FROM RA TO BIB

L-74-09-06



PETITION FOR ZONING ORDINANCE AMENDMENT

Receipt No. _____

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

Date Filed _____

Intended Use _____

I/We Mrs Mrs Kenneth Lude
(Applicant's Name or Names)

do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana, by reclassifying from a/an Residential RA district to a/an B1B district the property described as follows:

Lot #18 Gardendale Addition, commonly known at 7007 Decatur Rd.

(Legal Description)

1-19-70

70/1116

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/We are the owner(s) of fifty-one percentum (51%) or more of the property described in this petition.

<u>Susan Lude</u>	<u>7007 Decatur Rd</u>	<u>Susan M. Lude</u>
<u>Kenneth Lude</u>	<u>7007 Decatur Rd</u>	<u>Kenneth J. Lude</u>
_____	_____	_____
(Name)	(Address)	(Signature)

Legal Description Checked By: _____
(City Engineer)

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of the ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

<u>Susan Lude</u>	<u>7007 Decatur Rd</u>	<u>747-7093</u>
(Name)	(Address)	(Telephone Number)

CITY PLAN COMMISSION, CITY-COUNTY BUILDING, Room # 880, ONE MAIN STREET, FORT WAYNE, INDIANA, 46802
Telephone Number: 423-7571

Number assigned by Dave Keller's Office: # 3487

TITLE OF ORDINANCE Zoning Map Amendment Ordinance 3-79-0906

DEPARTMENT REQUESTING ORDINANCE City Plan Commission

SYNOPSIS OF ORDINANCE Preparation of a zoning map amendment ordinance

petition initiated by property owners to rezone property located as follows:

Lot # 18 Gardendale Addition, commonly known as 7007 Decatur Road, located
on the northeast corner of Seddlemeyer Avenue and Decatur Road.

From "RA" to "B1B"

EFFECT OF PASSAGE Property is presently zoned "RA" - Suburban
Residential. Petitioners are requesting a "B1B" zoning classification -
Limited Business.

EFFECT OF NON-PASSAGE Property would remain residential.

MONEY INVOLVED (Direct Costs, Expenditures, Savings) none

ASSIGNED TO COMMITTEE (J.N.) Regulation